

# \$399,900 - 705 Northridge Avenue, Picture Butte

MLS® #A2240788

**\$399,900**

4 Bedroom, 2.00 Bathroom, 1,081 sqft

Residential on 0.10 Acres

NONE, Picture Butte, Alberta

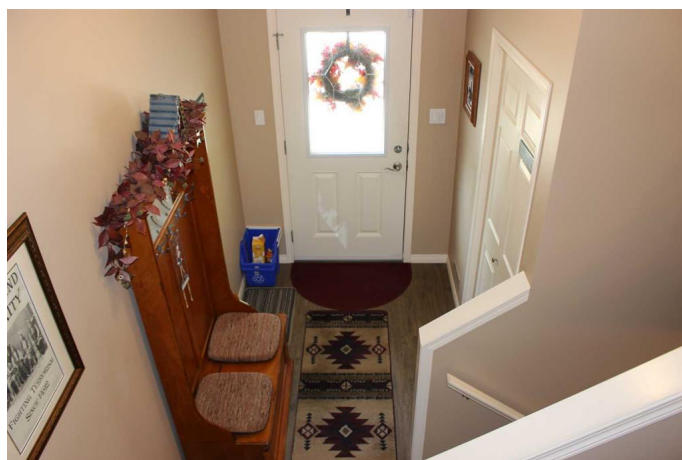
This absolutely pristine one owner home is going to make you smile! Built in 2009, this amazing Bi-level home measures 1081 square feet, with 2 + 2 bedrooms, 2 bathrooms, and a lengthy list of features and upgrades. Where to start. Well a hail storm in 2022 means that the entire exterior has been replaced, including shingles, siding, eaves troughs, deck, and some new windows. Inside, the home has some new appliances, H/W tank, some flooring, RO water filter, blinds, and so much more. Outside you have a gorgeous concrete/paving stone double front driveway, and a double graveled parking area off the back alley. Your spacious 10' x 14' rear deck is accessible from the dining area, and overlooks your trim and tidy fully fenced back yard. U/G sprinklers both front and back, along with a nice set of raised garden beds, and a 8 x 10 garden shed. And the recently added, and professionally installed Trimlight permanent holiday lighting system under the soffit provides added value and security! Pride of ownership is evident throughout, and will make your home ownership transition a flawless experience.

Built in 2009

## Essential Information

MLS® # A2240788

Price \$399,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,081
Acres	0.10
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	705 Northridge Avenue
Subdivision	NONE
City	Picture Butte
County	Lethbridge County
Province	Alberta
Postal Code	T0K 1V0

### **Amenities**

Parking Spaces	4
Parking	Off Street

### **Interior**

Interior Features	Ceiling Fan(s), See Remarks
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other, Private Yard, Storage
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 21st, 2025
Days on Market	4
Zoning	R1

## **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE (PICTURE BUTTE)
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